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**WISCONSIN DEPARTMENT OF
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REAL ESTATE APPRAISERS BOARD
Room 121C, 1400 East Washington Avenue, Madison, WI
Contact: Tim Wellnitz (608) 261-4486
WEDNESDAY, OCTOBER 19, 2005
8:30 A.M.

CLOSED SESSION – Screening Committee – Screen Informal Complaints – Sharon Fiedler, Mark Kowbel, Karen Scott, and Division of Enforcement Staff

9:00 A.M.

OPEN SESSION – CALL TO ORDER – ROLL CALL

- A. Adoption of Agenda
- B. Approval of Minutes (July 13, 2005)
- Administrative Report - Tim Wellnitz, Bureau Director
- C. Hotel Reservations 2006
- D. Summary Reports on Pending Court Cases, Disciplinary Cases and Administrative Rules and Press Releases

Discussions Relating to the Regulatory Digest Newsletter

Presentation of Proposed Stipulations by Division of Enforcement or any Submitted after Printing of the Agenda

Helen R. Patenaude 01 APP 032

Daniel B. Truaz 02 APP 055

Joseph P. Haselwander 04 APP 045

Richard E. Dubose 01 APP 004 and 01 APP 019

Ginger A. Renier 04 APP 050

Daniel D. Cooper 02 APP 039

David K. Egan and Charles J. Schlesselman 03 APP 015

Gordon J. Hofschulte 05 APP 012

2005 Fall AARO Conference, Washington DC, October 8-11, 2005 – Report – Sharon Fiedler

Discussion and Recommendations Relating to the Supervision of Unlicensed Individuals by Licensed and Certified Appraisers

Report of the REA Education and Experience Advisory Committee (Meeting of October 18, 2005)

Legislation and Administrative Rules

E. Consideration and Approval of Proposed Rules Relating to the Regulation of Real Estate Appraisers (Chapter RL 80-87, Code)

F. Consideration and Approval of Proposed Rules (Chapter RL 87- Appendix 1) 2006 USPAP

G. Proposed Federal Legislation (HR 1295 - Responsible Lending Act)

Appraiser Qualifications Board

H. Real Property Appraiser Qualification Criteria, Effective January 1, 2008

- Implementation Proposal for 2008 Criteria
 - a. Department of Regulation & Licensing Correspondence to Appraisal Subcommittee (September 30, 2005)
 - b. Changes in Appraiser Education Requirements Effective January 1, 2008 - Dr. Barb Showers
 - c. Planning for Changes in Education Requirements – Dr. Barb Showers
 - d. General Matrix Model – Dr. Barb Showers

I. Discussion and Recommendations Related to the Second Exposure Draft on Interpretations and a Guide Note Applying to the Real Property Appraiser Qualification Criteria

Appraisal Subcommittee Issues and Correspondence

- J. Correspondence from the Appraisal Subcommittee Relating to Appraisal Examination Validity – Dr. Barb Showers
- Appraisal Standards Board
- K. Discussion and Recommendations Related to the Third 2005 Exposure Draft on Proposed Revisions to USPAP
- L. USPAP Questions and Answers (July, 2005)
- M. Consideration of Communication from the Wisconsin Realtors Association Regarding Forged Appraisals
- N. Reprint of Article from the Appraisal Journal “Limits on Use of Fannie Mae Forms and the Appraisal Institute’s Alternative Form”

Practice Issues

Board Member Activity

Informational Matters

New Business

Visitor’s Comments

CONVENE TO CLOSED SESSION to deliberate on cases following hearing (s. 19.85(1)(a), Stats.; consider closing disciplinary investigation with administrative warning (s. 19.85(1)(b), Stats. and 440.205, Stats., to consider individual histories or disciplinary data (s. 19.85 (1)(f), Stats.; and, to confer with legal counsel (s. 19.85(1)(g), Stats.)

Monitoring Reports or any received after mailing of agenda

O. Paul Allen 01 APP 003

P. James Schultheis 03 APP 026

Case Closings, Citations, and Case Status Report or any received after mailing of agenda

Q. 02 APP 021

R. 02 APP 002

S. 02 APP 006

Deliberation on Proposed Stipulations

T. Deliberation of proposed stipulation – Helen R. Patenaude 01 APP 032– Case Advisor – Sharon Fiedler

U. Deliberation of proposed stipulation – Daniel B. Truaz 02 APP 055 – Case Advisor – Karen Scott

V. Deliberation of proposed stipulation –Joseph P. Haselwander 04 APP 045 – Case Advisor – LaMarr Franklin

W. Deliberation of proposed stipulation – Richard E. Dubose 01 APP 004 and 01 APP 019 – Case Advisor – Sharon Fiedler

X. Deliberation of proposed stipulation – Ginger A. Renier 04 APP 050 – Case Advisor – Karen Scott

Y. Deliberation of proposed stipulation –Daniel D. Cooper 02 APP 039 – Case Advisor – Sharon Fiedler

Z. Deliberation of proposed stipulation – David K. Egan and Charles J. Schlesselman 03 APP 015 – Case Advisor – Karen Scott

Aa. Deliberation of proposed stipulation – Gordon J. Hofschulte 05 APP 012 – Case Advisor – Mark Kowbel

Deliberation on Proposed Stipulations signed after mailing of agenda

Deliberation on Proposed Administrative Warnings or any received after printing of agenda

Bb. 04 APP 024

Proposed Decision or any signed after printing of agenda

Deliberation on Disciplinary Actions signed after printing of agenda

Petitions for Rehearing received after the mailing of agenda

Reinstatement Requests or any submitted after printing of agenda

Examination Issues

Consulting with Legal Counsel

RECONVENE TO OPEN SESSION

Vote on Items Considered or Deliberated Upon in Closed Session, if Voting is Appropriate

Such Other Items as Authorized by Law

DOE – Signatures for Proposed Stipulations, Orders, and Administrative Warnings

ADJOURNMENT

MEETINGS AND HEARINGS ARE OPEN TO THE PUBLIC UNLESS OTHERWISE NOTED. IF A BOARD ADJOURNS TO CLOSED SESSION, RECONVENES IN OPEN SESSION TO VOTE ON ITEMS CONSIDERED IN CLOSED SESSION, AND DURING VOTING DETERMINES THAT ADDITIONAL DELIBERATIONS ARE NECESSARY FOR VOTING, THE BOARD MAY ADJOURN TO CLOSED SESSION TO CONTINUE DELIBERATIONS AND THEN RECONVENE INTO OPEN SESSION FOR VOTING.

Meetings and hearings may be cancelled without notice. Times listed for meeting items are approximate and depend on the length of discussion and voting. The board may also consider in closed session, stipulations filed after the printing of this notice. Meetings may be confirmed by a telephone call to the listed contact person. Examinations are open only to authorized candidates. Times listed for the commencement of disciplinary hearings may be changed by the examiner for the convenience of the parties. All meetings are held at 1400 East Washington Avenue, Madison, Wisconsin, unless otherwise noted. For a complete copy of the board's agenda, contact the board listed above. Interpreters for the hearing impaired provided on request. Contact the Affirmative Action Officer, (608) 266-2112.